

nefarious business could be gotten rid of, root and branch. In any case, a few more decisions such as given above will have a wholesome effect on both sides of the water.—*Monetary Times*.

FARM PROPERTY AND INSURANCE.—Just how to deal with farm property is and has been a perplexing question for the insurance companies, especially in the older portions of Canada and in the Eastern and middle States over the border. In the regions named, farm property, as a whole, shows decided tendencies toward deterioration in value; much of it is heavily mortgaged, and not a very large proportion can be said to be profitable to the owners. It is tolerably obvious that in a good many cases the two latter facts constitute a moral hazard of uncomfortable proportions.

One thing, however, and a most essential thing, can be done without prejudice, and that is to inaugurate more thorough inspection of the moral hazard, and for the companies to know better than they now do *whom* as well as *what* they insure. Is the owner in a condition which would make a sweeping fire a welcome "calamity," and would he be likely to assist the calamity? A combination of rigid inspection and unwavering firmness on the part of the companies would materially assist in the desired reduction of the loss ratio on farm property. Let the spirit of undue competition, which allows such elasticity both to the conscience and the judgment of the agent, be cast out, and the taking of farm risks be reduced to a strict system of control of free and easy agents, as well as of inquisition, which shall mean in practice all that that word means in the dictionary. The three-quarter or other value clause introduced in policies of the class under consideration would undoubtedly be a very desirable arrangement; but if, on investigation, it is found that this, like a good many other desirable things, is unattainable, the companies need not feel compelled to abandon the farm field for lack of other methods which are attainable, and which, if adopted and continued, would materially improve the situation.—*Insurance and Finance Chronicle*.

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